

# Goodyear Housing Profile

## Total Population

	<i>1990</i>	<i>2000</i>	<i>% of county total in 2000</i>	<i>1990 – 2000 % Growth</i>
Goodyear	6,258	18,911	0.6%	202.2%
Maricopa County	2,122,101	3,072,149	-	44.8%

## Median Household Income

	<i>1990</i>	<i>2000</i>
Goodyear	\$32,708	\$57,492
Maricopa County	\$30,797	\$45,358
Arizona	\$27,540	\$39,067

## Racial Composition

<i>Race</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
White	4,470	14,775	78.1%
African American	452	983	5.2%
Native American	163	200	1.1%
Asian	92	323	1.7%
Other	1,081	2,630	13.9%
Hispanic	1,780	3,933	20.8%

## Household Characteristics

	<i>1990</i>	<i>2000</i>
Total Households	1,385	6,179
Homeownership Rate	58.3%	84.7%
Average Household Size	3.08	2.68

## Age Distribution

<i>Age Group</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
Under 20	1,591	4,541	24.0%
20 – 54 yrs	3,981	10,255	54.2%
55 & Over	686	4,115	21.8%

Median Age	29.1	36.5
------------	------	------

### Housing Inventory by Unit Type

<i>Unit Type</i>	<i>1990</i>	<i>2000</i>	<i>% of all units in 2000</i>	<i>1990 – 2000 % Growth</i>
Single Family	955	5,639	84.6%	490.5%
Townhouse / Condo	49	132	2.0%	169.4%
Multi-family Units	394	575	8.6%	45.9%
Manufactured Home	178	295	4.4%	65.7%
Other Units	31	22	0.3%	-29.0%
Total Units	1,607	6,663	-	314.62%

### Median Multi-Family Rent in 2000

	Complexes Built Before 1995	Complexes Built After 1995
Median Rent	\$629	\$865
# of Units Surveyed	366	264

### Single Family Home Sales Activity

	<i>NEW</i>		<i>RESALE</i>		<i>TOTAL</i>	
<i>Year</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>
1996	666	\$130,000	156	\$135,000	822	\$130,600
1997	597	\$133,200	223	\$129,200	820	\$132,700
1998	763	\$137,600	313	\$131,800	1,076	\$135,500
1999	858	\$144,400	383	\$139,900	1,241	\$142,600
2000	1,324	\$149,200	438	\$147,000	1,762	\$148,400

### Assisted Housing Units Produced between 1996 - 2000

Goodyear	0
Maricopa County	8,344

### Housing Affordability Gap

	Goodyear	Maricopa County
Total Gap	378	108,373
Gap as a % of Total households	6.1%	9.6%
% of Median household Income where total gap occurs	52%	